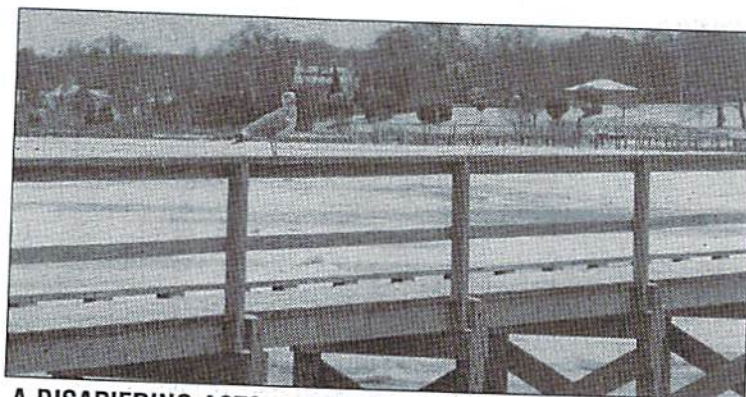


Wednesday, March 10, 2004



**A DISAPIERING ACT?** Article 17 would add new zoning regulations for the construction of piers in town.

• **ARTICLE 17** proposes to create a new section of the zoning bylaw governing pier construction and reconstruction. Proposed by the Pier Access and Shoreline Study Committee (PASS) and submitted by the planning board, the article defines types of piers and their parts such as gangways and floats, and it spells out the construction criteria for new piers and for when a pier is to be rebuilt. It also includes different construction specifics for piers located in the Waterfront Scenic Area Overlay District as well as a section defining shared piers, which the PASS committee hopes to promote so fewer piers will be built. Also listed are the town's 24 public landings and nine "ways to the water." The new bylaw would also create a 150-foot buffer zone on the sidelines of each of the town's public landings and ways to the water to protect these public access areas from piers. Piers have negative effects on town landings by reducing the access landings were intended to create, by introducing navigational hazards, by reducing recreational value, and by diminishing the scenic views in the area, according to the committee. The committee calculates that with the 150-foot buffer zone 20 properties would be impacted and subject to the new regulations and 16 properties would be prevented from ever building a pier. A smaller buffer zone of 75 or 100 feet would impact fewer properties but may not protect town landings as well. There may be amendments offered at Town Meeting on the buffer zone issue. *Supported by Board of Selectmen.*